

**CITY OF HURON**  
**BOARD OF BUILDING AND ZONING APPEALS**  
June 29, 2023 Special Meeting – 5:30p.m.

Chairman Frank Kath called the special meeting to order at 5:30 p.m. on Thursday, June 29, 2023, in the Council Chambers of the City Building, 417 Main Street Huron, Ohio. Members in attendance: Lisa Brady, Jim Shaffer, and JoAnne Boston. Members absent: Scott Slocum.

Also in attendance: Erik Engle, Planning Director, Jeff Fantozzi, Zoning Inspector, and Christine Gibboney, Administrative Assistant.

Mr. Kath explained the meeting format and protocol and swore in those in attendance wishing to testify before the Board on the case(s) appearing on the agenda. No one in the audience chose to be sworn in.

**Approval of Minutes: (5-8-23)**

**Motion by Mr. Shaffer approve the minutes of 5-8-23 as printed and received. Motion seconded by Ms. Brady. All in favor, motion passed and minutes approved.**

**New Business**

**531 Berlin                      PPN 42-01067.000    Appeal to Housing Code**

***Project Description- Requested Hearing Pursuant to Section 1358.06***

*The property owner, Nancy Hawk, has requested a hearing pursuant to Section 1358.06 to request an extension of time on a Code Enforcement order relative to property that has been condemned. The home has been vacant for some time and the owner is seeking additional time in order to remove personal property from the premises.*

***Mr. Kath called the public hearing to order at 5:31p.m.***

Mr. Engle explained that the owner has requested this hearing relative to the Building Code to seek an extension of time on a condemned property to allow her time to remove private property.

Mr. Engle added that the city has been contacted by the bank through their contractor, Safe Guard Properties, with interest in assessing the state of the property and hopes of mitigating damage.

Mr. Engle noted the Building Official, John Zimmerman has expressed that he has no issue with granting an extension and added that the city has no issue either. Mr. Engle advised that the city is recommending that the BZA continue the hearing until the regular meeting of August 16, 2023 to allow time for the city to work with the bank.

Mr. Kath commented that it has been over 70 days and inquired why it has taken so long for the owner to remove personal items. Ms. Brady inquired if the continuation will provide enough time for the city to know more from the bank; Mr. Engle replied he was hopeful it will and added that a site visit is currently being planned to meet at the property.

Ms. Hawk noted she wished to make a statement. Mr. Kath swore in Ms. Hawk.

**Applicant/Owner Statements:** Nancy Hawk, 714 Marvin Street, Apt. 304, Fremont, OH 43420. Ms. Hawk noted that PNC Bank has not been in contact with her. She referenced the condition of the home stating that she was refused loans to make repairs due to her age and income. She explained that she needs additional time to remove personal items and explained that she and her significant other are both disabled and have breathing issues. She noted that it is difficult to be in the home for more than a few hours at a time. Ms. Hawk explained she is seeking to remove family items, photos and would not be looking to remove furniture. She noted that she and her husband, who passed away, had lived in the home for over 30 years and they had always maintained the home.

Mr. Kath explained that if a motion to continue or table is made, it will continue the hearing until August 16, 2023. Ms. Hawk inquired about a notice on the home stating that she must keep the power on and she advised that gas and water are off. It was noted that the city was not the authority who posted the notice. Mr. Kath inquired if she had reached out for help from churches or other organizations, Ms. Hawk noted that she had some help in the past but not currently.

**Audience Comments: None**


**With no further comments or discussion, Mr. Kath closed the Public Hearing at 5:43p.m.**

**Motion by Ms. Brady to continue the hearing until August 16, 2023. Motion seconded by Ms. Boston.**

**Yeas: Shaffer, Boston, Kath, Brady (4)  
Nays: (0)  
Abstain: (0)**

**With four votes in the affirmative, motion passes and the hearing continued until August 16, 2023.**

With no further business, motion by Ms. Boston to adjourn. Motion seconded by Ms. Brady. All in favor, meeting adjourned at 5:44 p.m.

  
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Jim Shaffer  
Board of Building and Zoning Appeals Secretary

ADOPTED:  
JS/cmg

Aug 14, 2023